

RESOLUTION NUMBER 6644

WHEREAS, the City of Beatrice ("City") desires to retain Kubert Appraisal Group to perform an appraisal for acquiring the necessary easements for a water main project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF BEATRICE, NEBRASKA:

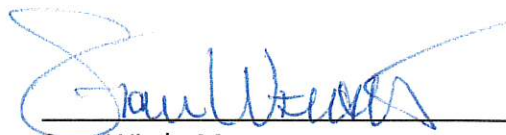
SECTION 1. That the Mayor and City Clerk are hereby authorized to execute the Engagement Letter for Commercial Appraisal Services between the City of Beatrice, Nebraska and Kubert Appraisal Group to provide appraisal services for acquiring said easements. A copy of said Engagement Letter for Commercial Appraisal Services, marked as Exhibit "A", is attached hereto and incorporated by reference.

SECTION 2. That all resolutions or parts of resolutions in conflict herewith are hereby repealed.

RESOLUTION PASSED AND ADOPTED this 7th day of December, 2020.

Attest:


Erin Saathoff, CMC, City Clerk


Stan Wirth, Mayor



Lincoln Office: (531) 500-0890 tkubert@kubertappraisal.com 6001 South 58th Street, Suite F, Lincoln, NE 68516

Engagement Letter for Commercial Appraisal Services

November 30, 2020

Client: City of Beatrice
Client Contact: Taylor Rivera, City Attorney
Delivery Address: 400 Ella Street, Beatrice, Nebraska
Contact Phone Number: (402) 228-5200
Contact E-mail: trivera@beatrice.ne.gov
Secondary Client: N/A

Kubert Appraisal Group is proposing to provide an Appraisal Report for the following property:

Owner Name: Marcia R. Regler and Karen R. Beadie, Trustees
Property Address: Approximately 5551 West Juniper Road; 19-4-6, N½ except the right-of-way, and except a 2.48 acre tract; Approximately 68.60 acres.
Legal Description and/or PID: 004428000, Gage County, Nebraska
Property Type: Land

Property Access Contact Name:
Contact Phone Number:
Contact Relationship to Property:

Initial Information Needed from Client for the Appraisal:

- ☐ Permanent easement plans are on file with Kubert Appraisal Group
- ☐ Draft of easement
- ☐ Temporary easement plans, if applicable
- ☐ Title Report, if applicable

The Use of this report is to be for an Eminent Domain Process and the Intended User is to be the Client and the Court System.

Proposed Total Appraisal Fee: \$3,200

Required Retainer: \$0

To be paid prior to commencement of Appraisal Services, with remainder of Fee due upon delivery of Appraisal Report.

Proposed Completion Date: 4 Weeks from Engagement

Additional Services: Billed at a rate of \$220 per hour for services after delivery of the original appraisal Report. These services include, but is not limited to additional meetings, depositions, testimony, travel, and/or preparation for such services.

Copies of Appraisal Report: A PDF version of the completed Appraisal Report will be provided, with printed copies of the Appraisal Report available upon request.



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The Appraisal Report shall be completed in accordance with the Uniform Standards of Professional Appraisal Practices (USPAP) and in conformity with the Code of Professional Ethics and Standards of the Appraisal Institute.

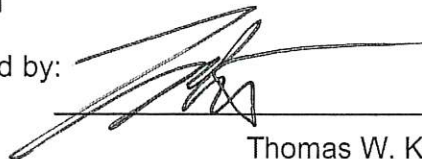
The Client, by signing this Engagement Letter, agrees that no other reporting standards apply other than those noted in this Engagement Letter.

The Client also acknowledges that the appraisal results are not assignable nor transferable to alternate client or use after the engagement and delivery of Appraisal Services.

Thomas W. Kubert, MAI, CCIM has not performed prior Appraisal Services as an appraiser, or in any other capacity, regarding this property within the three-year period immediately preceding this proposal.

Acceptance of Proposal

This Proposal is submitted by:



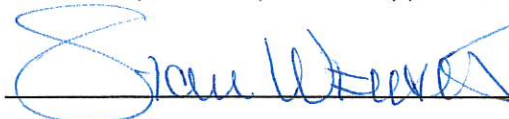
Thomas W. Kubert

Date: 11-30-2020

This Proposal shall be valid for **10 Days** from date indicated with the above signature.

According to the terms of this Proposal, I/We accept your proposal and work is authorized to begin upon receipt of this notice, any required retainer fees, and receipt of all data requested. All remaining professional fees are due upon receipt of the Appraisal Report.

Client Signature:



Date: 12-7-2020

Print Name:

Stan Wirth, Mayor